

2022-013275

Klamath County, Oregon



00308570202200132750010014

After recording, return to:

Carlson Family Revocable Living Trust
PO Box 173
Crescent, OR 97733

11/14/2022 11:24:52 AM

Fee: \$82.00

Until a change is requested, tax statements shall be sent to:

Carlson Family Revocable Living Trust, PO Box 173, Crescent, OR 97733

BARGAIN AND SALE DEED

Michael D. Carlson and Annette Carlson, Grantors, hereby convey to **Michael D. Carlson and Annette G. Carlson**, Trustees, and all Successor Trustees of the **Carlson Family Revocable Living Trust**, u/a/d November 3, 2022, all of their right, title and interest to the following real property situated in Klamath County, Oregon, to-wit:

Lots 9, 10 and 11, Block 1, CRESCENT HEIGHTS SUBDIVISION, according to the original plat thereof on file at the County Clerk, Klamath County, Oregon.

Subject to all restrictions covenants, easements, liens, rights-of-way and encumbrances of record. The true consideration for this conveyance is for Estate Planning purposes.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

DATED this 3 day of November, 2022.



Michael D. Carlson


Annette G. Carlson

STATE OF OREGON)
) ss:
County of Deschutes)

Personally appeared **Michael D. Carlson and Annette Carlson**, and acknowledged the foregoing instrument to be their voluntary act and deed. Before me this 3 day of November, 2022.




Notary Public of Oregon
My Commission Expires: May 22, 2026